



LINCOLN COMMON

THE NEW CROSSROADS OF LINCOLN PARK

2345 N. LINCOLN AVENUE, CHICAGO

At the intersection of Lincoln, Fullerton and Halsted

Hines **McCAFFERY**



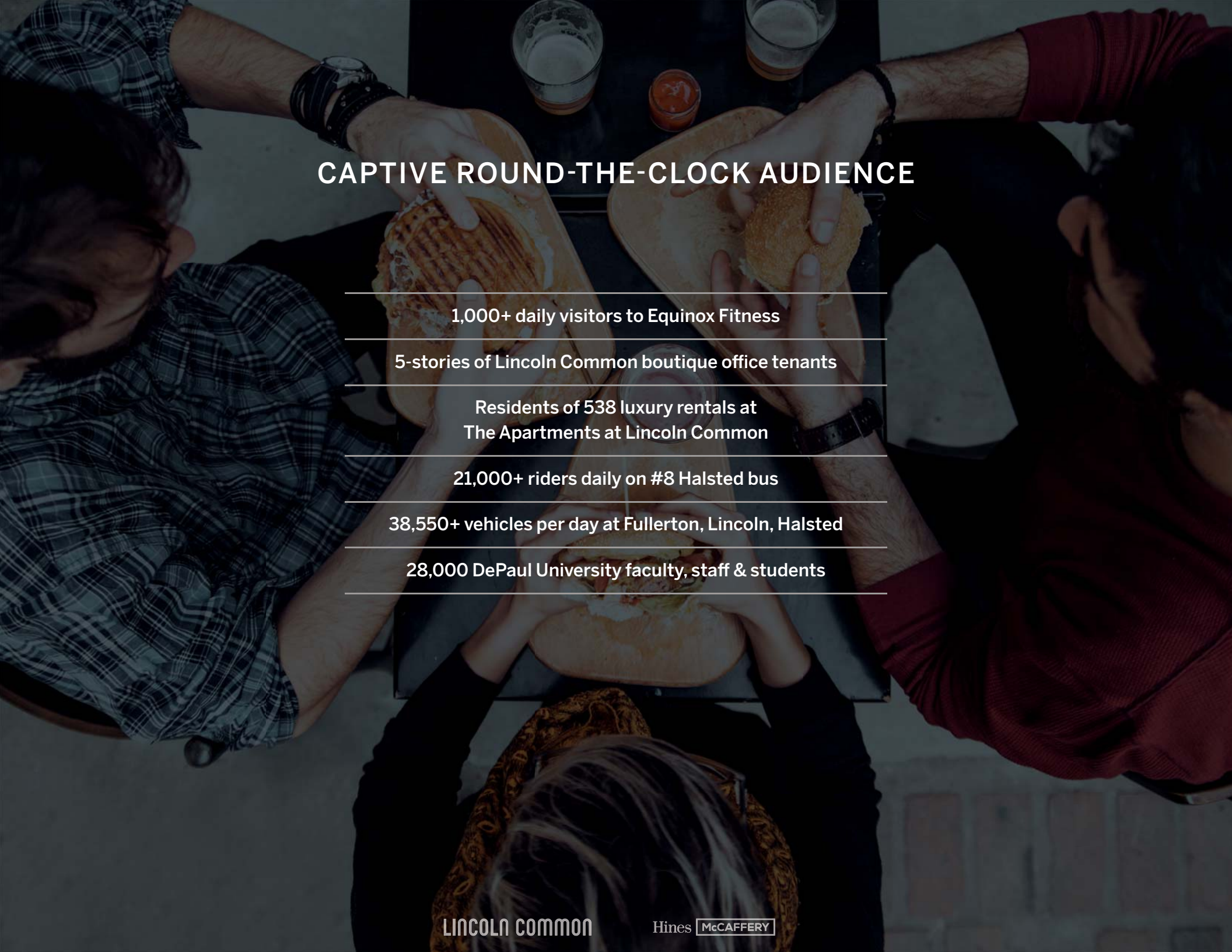
With high-quality retail, Class-A office, modern fitness offerings, attractive parks, chef-driven restaurant concepts, vibrant nightlife and more, Lincoln Common forms a beautiful bridge between community and commerce.

**MEMORABLE MOMENTS ARE SERVED
AT LINCOLN COMMON.**

This is Lincoln Common

- More than 100,000 SF of retail & restaurant spaces ranging from 478 to 32,000 SF
- 538 luxury apartment units
- 32 condominiums
- 5-story boutique office building
- 156-room senior living facility
- 850-stall parking garage
- One acre of open space



An overhead photograph of four people sitting around a dark table, eating large sandwiches. The image is dimly lit and serves as a background for the text. The people are wearing various clothing, including plaid shirts and a red long-sleeved shirt. There are glasses of beer and a small bowl of sauce on the table.

CAPTIVE ROUND-THE-CLOCK AUDIENCE

1,000+ daily visitors to Equinox Fitness

5-stories of Lincoln Common boutique office tenants

Residents of 538 luxury rentals at
The Apartments at Lincoln Common

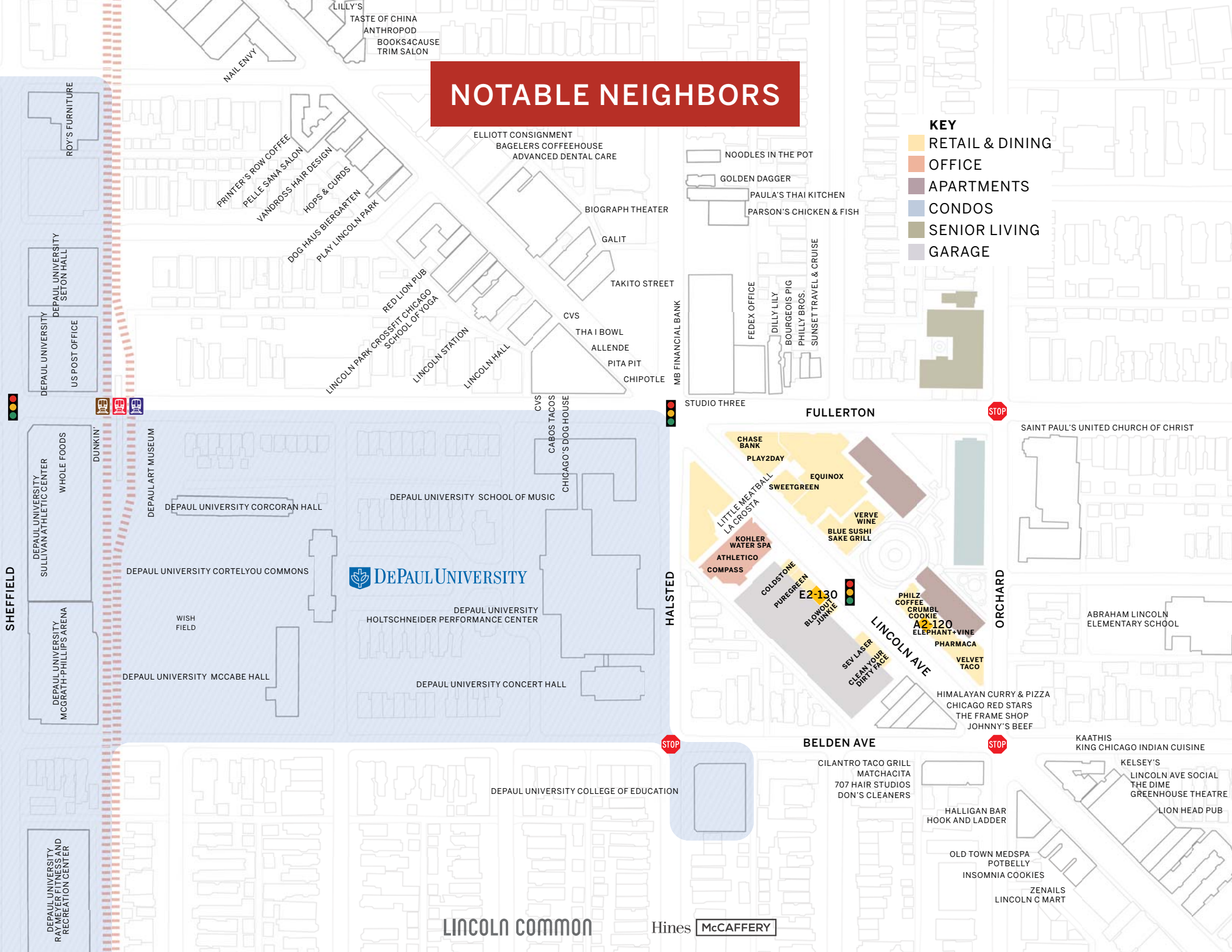
21,000+ riders daily on #8 Halsted bus

38,550+ vehicles per day at Fullerton, Lincoln, Halsted

28,000 DePaul University faculty, staff & students

NOTABLE NEIGHBORS

- KEY**
- RETAIL & DINING
 - OFFICE
 - APARTMENTS
 - CONDOS
 - SENIOR LIVING
 - GARAGE



Lincoln Common

Hines **McCAFFERY**

DEPAUL UNIVERSITY
RAYMEYER FITNESS AND
RECREATION CENTER

DEPAUL UNIVERSITY
SULLIVAN ATHLETIC CENTER
WHOLE FOODS
DEPAUL UNIVERSITY
MCGRATH-PHILLIPS ARENA

DEPAUL UNIVERSITY
US POST OFFICE
DEPAUL UNIVERSITY
SETON HALL

ROY'S FURNITURE

DEPAUL UNIVERSITY MCCABE HALL

WISH FIELD

DEPAUL UNIVERSITY CORCORAN HALL

DEPAUL ART MUSEUM

PRINTER'S ROW COFFEE
PELLE SANA SALON
VANDROSS HAIR DESIGN
HOPS & CURDS
DOG HAUS BIERGARTEN
PLAY LINCOLN PARK

DePAUL UNIVERSITY

DEPAUL UNIVERSITY
HOLTSCHNEIDER PERFORMANCE CENTER

DEPAUL UNIVERSITY CONCERT HALL

DEPAUL UNIVERSITY COLLEGE OF EDUCATION

LILLY'S
TASTE OF CHINA
ANTHROPOD
BOOKS4CAUSE
TRIM SALON

ELLIOTT CONSIGNMENT
BAGELERS COFFEEHOUSE
ADVANCED DENTAL CARE

RED LION PUB
LINCOLN PARK CROSSFIT CHICAGO
SCHOOL OF YOGA
LINCOLN STATION
LINCOLN HALL

CVS
THA I BOWL
ALLENDE
PITA PIT
CHIPOTLE

CVS
CABOS TACOS
CHICAGO'S DOG HOUSE

BIOGRAPH THEATER

GALIT

TAKITO STREET

STUDIO THREE

NOODLES IN THE POT

GOLDEN DAGGER

PAULA'S THAI KITCHEN

PARSON'S CHICKEN & FISH

MB FINANCIAL BANK

FEDEX OFFICE

DILLY LILY

BOURGEOIS PIG

PHILLY BROS.

SUNSET TRAVEL & CRUISE

FULLERTON

CHASE BANK
PLAY2DAY

LITTLE MEATBALL
LA GROSTA

KOHLER WATER SPA
ATHLETICO
COMPASS

COLDSTONE
PUREGREEN

BLONDMUT JUNKIE

SEV LASER
CLEAN YOUR DIRTY FACE

EQUINOX
SWEETGREEN

VERVE WINE
BLUE SUSHI
SAKE GRILL

E2-130
E2-120

PHILZ COFFEE
CRUMBL COOKIE
ELEPHANT+VINE
PHARMACA

VELVET TACO

BELDEN AVE

CILANTRO TACO GRILL
MATCHACITA
707 HAIR STUDIOS
DON'S CLEANERS

HALLIGAN BAR
HOOK AND LADDER

OLD TOWN MEDSPA
POTBELLY
INSOMNIA COOKIES

ZENAILS
LINCOLN C MART

STOP

STOP

STOP

SAINT PAUL'S UNITED CHURCH OF CHRIST

ABRAHAM LINCOLN
ELEMENTARY SCHOOL

KAATHIS
KING CHICAGO INDIAN CUISINE

KELSEY'S
LINCOLN AVE SOCIAL
THE DIME
GREENHOUSE THEATRE
LION HEAD PUB

HIMALAYAN CURRY & PIZZA
CHICAGO RED STARS
THE FRAME SHOP
JOHNNY'S BEEF

A woman with curly hair, wearing a grey dress and a brown bag, is looking at a light blue shirt hanging in a closet. In the background, another woman is seen from behind, standing near a wooden shelving unit with various items on it. The scene is set in a well-lit, organized closet or dressing room.

LINCOLN PARK RESIDENTS SPEND
\$163 MILLION ANNUALLY
ON APPAREL AND SERVICES
IN THE NEIGHBORHOOD.

DEPAUL UNIVERSITY



4,000
FACULTY & STAFF

24,000
STUDENTS

More than 80% of DePaul students live in off-campus housing,
meaning a steady stream of students and staff passing the intersection.

colleges.niche.com

Lincoln Common is directly across Halsted Street from the DePaul School of Music's new Holtschneider Performance Center.
A 185,000-square-foot building that includes teaching studios, rehearsal space, four performance spaces.



LINCOLN COMMON

Hines | McCAFFERY

photo: Antonovich Associates

A group of people at a dinner table clinking wine glasses. The image is dark and moody, with the focus on the hands holding the glasses and the liquid inside. The background shows blurred faces of people in a restaurant setting.

LINCOLN PARK RESIDENTS SPEND
\$489 MILLION ANNUALLY
ON FOOD AND BEVERAGE
IN THE NEIGHBORHOOD.

JOIN THESE EXCEPTIONAL TENANTS

EQUINOX

KOHLER
Waters
SPA

CHASE 

VerveWine

ATHLETICO
PHYSICAL THERAPY

Philz Coffee



Play2Day


PHARMACA

COLD STONE
CREAMERY

BLOW OUT
JUNKIE

BLUE
sushi sake grill

SEV
LASER

 puregreen
JUICE + SMOOTHIES

 elephant+vine

CLEAN
YOUR
DIRTY
FACE.

COMPASS

 crumbl
cookies

sweetgreen

CRC INSTITUTE



A2-120

478 SF

ANDREW MACAFEE

312-784-2844

amacafee@mccafferyinterests.com

LINCOLN COMMON

Hines **McCAFFERY**

A-110/120/130 LOCATION HIGHLIGHTS

Located at the center of the property, adjacent to apartment entrances and plaza.

Intimate & boutique street retail experience.

Lincoln Ave. frontage with wider sidewalks for outdoor seating.

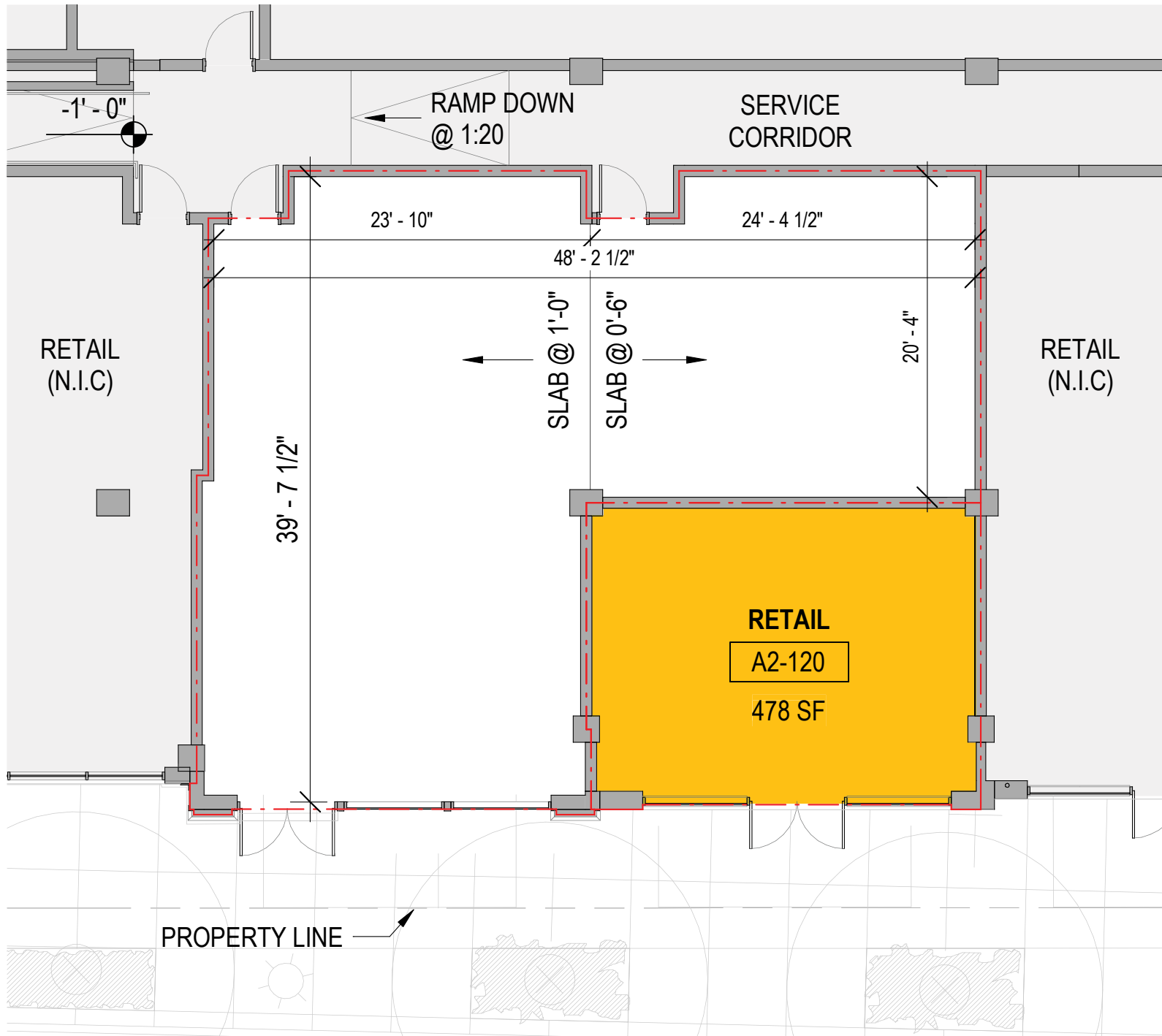


A2-120

Easy access to 850-stall parking garage with stoplight visibility.

Multi-tenant opportunity adjacent to plaza.

READY FOR BUILD OUT NOW.





e2-130

668 SF

ANDREW MACAFEE

312-784-2844

amacafee@mccafferyinterests.com

E2 LOCATION HIGHLIGHTS

Visible from 269-unit luxury apartment tower.

Abuts 850-stall parking garage for convenient access/entry.

Easy access to high-income Orchard Street and Belden Avenue.

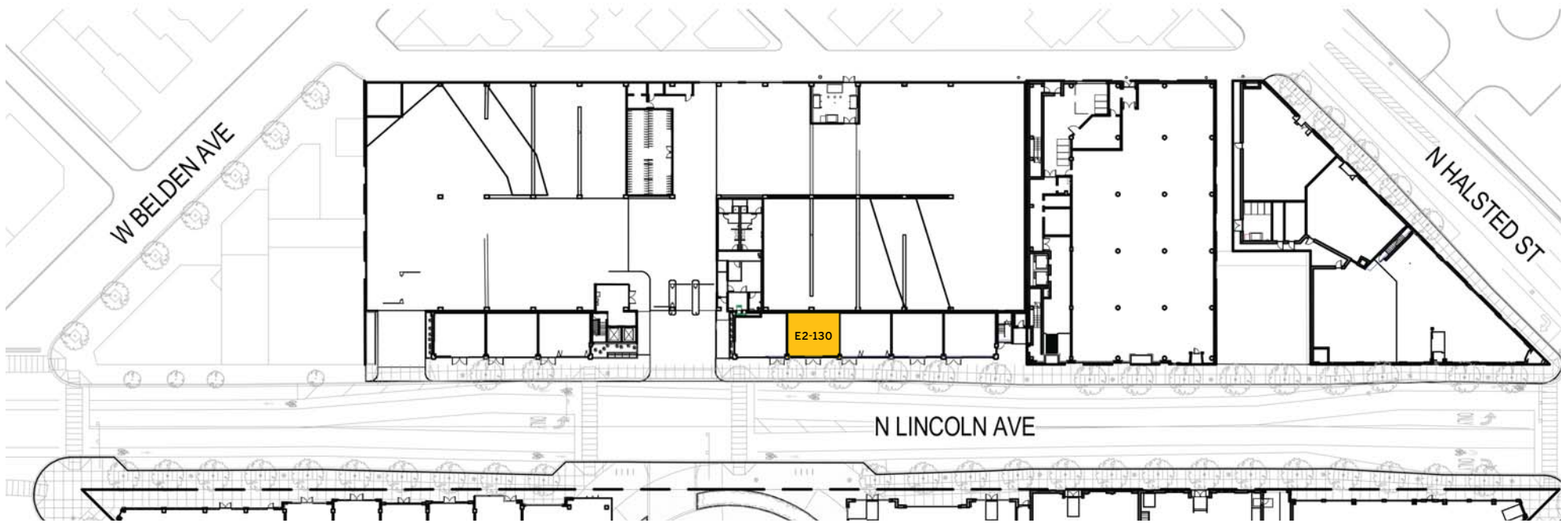
E2-130

Intimate and boutique street retail experience.

Smaller, customizable storefronts within an approachable neighborhood setting.

Completes Lincoln Common retail experience.

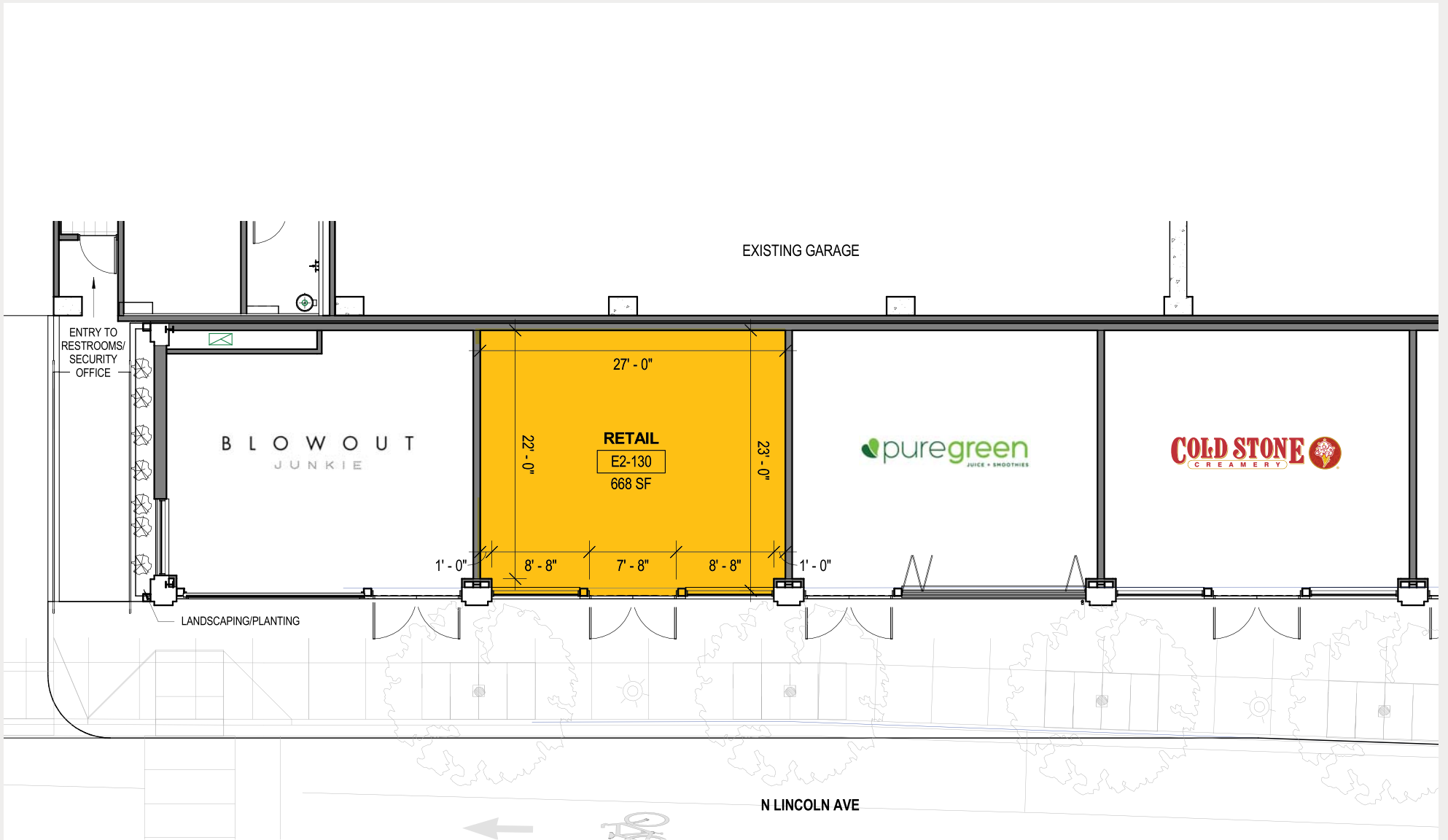
READY FOR BUILD OUT NOW.



E2 ELEVATION



CONCEPTUAL RENDERING



STRONG DEMOGRAPHICS

24,000 students at DePaul University

4,000 faculty and staff at DePaul University

Young professionals

Upscale families

Affluent empty nesters

78,099

POPULATION

\$156,054

AVERAGE HOUSEHOLD INCOME

\$101,428

AVERAGE DISPOSABLE INCOME

\$896m

EXPENDITURES

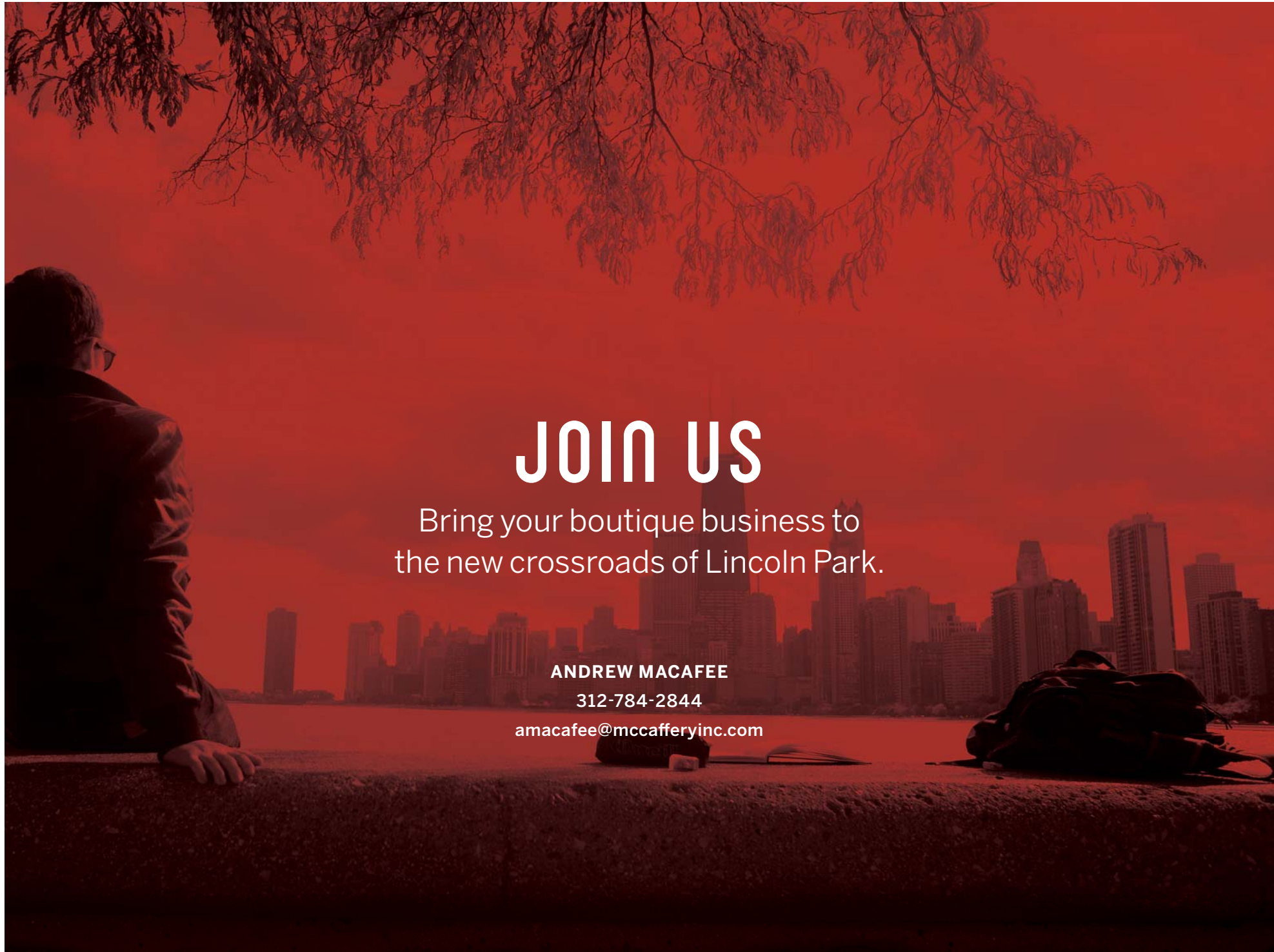
\$163m

CLOTHING & ACCESSORIES



ONE-MILE RADIUS

LINCOLN COMMON



JOIN US

Bring your boutique business to
the new crossroads of Lincoln Park.

ANDREW MACAFEE

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